

The Pittsburgh Legal Journal

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MARCH 12, 2024

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www.PittsburghLegalJournal.org

CIVIL DIVISION

General Docket

Pittsburgh Water & Sewer Authority vs Rosenfeld Todd; GD-24-002196; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

Capital One N.A. vs Francis Jessica; GD-24-002197; MDJ Transcript; Notice of Judgment Mailed; 2739.50; Atty(s): Ratchford Michael

Rankin Borough vs TT&B LLC; GD-24-002199; Municipal Lien; Certificate of Location; 1170.42; Atty(s): Dugan David Daniel

Dollar Bank Federal Savings Bank vs Hanchar Desiree; GD-24-002200; DSB (for money commercial); Notice of Judgment & Documents; 98847.97; Atty(s): Nolan Jillian L

Capital One N.A. vs Sanchez Fierro Adrian A.; GD-24-002201; MDJ Transcript; Notice of Judgment Mailed; 4912.49; Atty(s): Ratchford Michael

Barclays Bank Delaware vs Panichella Jessica; GD-24-002202; MDJ Transcript; Notice of Judgment Mailed; 1978.16; Atty(s): Ratchford Michael

Dollar Bank Federal Savings Bank vs Hanchar Jacob H.; GD-24-002203; DSB (for money commercial); Notice of Judgment & Documents; 82373.03; Atty(s): Nolan Jillian L

Capital One N.A. vs Gross Dulce; GD-24-002204; MDJ Transcript; Notice of Judgment Mailed; 3017.63; Atty(s): Ratchford Michael

Giigliotti Christine M. vs UPMC St. Margaret, City of Pittsburgh; GD-24-002205; Against Property Owner; Complaint; Atty(s): Huntley David M

Pittsburgh Properties I LP vs Killian Riley; GD-24-002206; MDJ Transcript; Notice of Judgment Mailed; 1599.37; Atty(s): Ratchford Michael

U.S. Bank Trust National Association vs Hall Carla, Washington Shaheed, Washington Hussein, Washington Lawrence, Washington Jr. Nasser, W. A., Unknown Heirs of Vera E Washington aka Vera Washington; GD-24-002209; Mortgage Foreclosure; Confidential Information Form; 50514.04; Atty(s): Hunsberger Adrienna

Capital One N.A. vs Pletcher Heather; GD-24-002211; MDJ Transcript; Notice of Judgment Mailed; 10785.33; Atty(s): Ratchford Michael

Capital One N.A. vs Jarrett Heather; GD-24-002212; MDJ Transcript; Notice of Judgment Mailed; 4255.90; Atty(s): Ratchford Michael

Capital One N.A. vs Halaja Wayne C.; GD-24-002212; MDJ Transcript; Notice of Judgment Mailed; 7037.21; Atty(s): Ratchford Michael

(Continued on Page 2, Column 1)

CIVIL DIVISION

Arbitration Awards

JPMorgan Chase Bank, N.A. vs Fiorella; AR-23-006149; P-atty: Michael Robert Lipinski; Award Ex Parte in favor of Plaintiff and against Defendant Fiorella in the amount of \$10,599.53 plus any costs. Defendant Fiorella failed to appear at 10:20 a.m. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Dated 03/04/24. Arbitration Board #40384

Brown vs Norton, et al; AR-23-003092; P-atty: Pro Se; D-atty: Daniel H. Stoner; Award for Defendants. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Dated 03/04/24. Arbitration Board #40384

Brown vs Potts; AR-23-003093; P-atty: Pro Se; D-atty: Pro Se; Award for Defendant and against Plaintiff. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Dated 03/04/24. Arbitration Board #40385

Citibank, N.A. vs Cascone-Hirt; AR-23-006215; P-atty: Michael Robert Lipinski; Award Ex Parte in favor of Plaintiff Citibank and against Defendant Cascone-Hirt in the amount of \$7,141.20 plus any costs. Defendant Cascone-Hirt failed to appear by 10:15 a.m. Dated 03/05/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40387

Citibank, N.A. vs Randolph; AR-23-006218; P-atty: Michael Robert Lipinski; D-atty: Pro Se; Award for Plaintiff Citibank in the amount of \$2,052.73 plus any costs. Dated 03/05/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40387

Citibank, N.A. vs Freeman; AR-23-006220; P-atty: Michael Robert Lipinski; Award for Plaintiff in the amount of \$1,632.77 and against Defendant. Dated 03/05/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40387

Capital One, N.A. vs Stevenson; AR-23-006225; P-atty: Robert L. Baroska, III; D-atty: Shane L. Weaver; Award for Defendant and against Plaintiff. Dated 03/05/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40386

Jordan vs Overton Property Associates; AR-23-006252; P-atty: Pro Se; Award for Defendant and against Plaintiff. Dated 03/05/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40386

Burks vs 2010 Auto Sales PA; AR-23-005602; P-atty: Pro Se; D-atty: Pro Se; Award for Defendant and against Plaintiff. Dated 03/05/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40386

(Continued on Page 7, Column 1)

ORPHANS' COURT

Petitions & Motions

Judge Joseph K. Williams, III
Tedi Elizabeth McGeary Trust: trust; Order of court; Atty: N. L. Phatak, D. Liotus, Pro Se; 60 of 2010.

Raymond Family Real Estate Trust: trust; Order of court; Atty: A. Anderson, M. A. Ross; 422 of 2023.

Community Economic Development Corporation of Clairton: non-profit; Petition and order for citation to compel account. Returnable March 20, 2024. Conference March 20, 2024 at 10:30 a.m.; Atty: J. R. Lewis; 1108 of 2024.

Saint Maria Goretti Foundation: non-profit; Petition and order for citation to file account. Returnable March 20, 2024. Conference March 20, 2024 at 11:00 a.m.; Atty: J. R. Lewis; 1109 of 2024.

Wendy D. Burlingame: deceased; Order of court; Atty: K. M. Burgess; 555 of 2007.

Dyann E. Carroll: deceased; Order of court. Conference March 18, 2024 at 11:00 a.m.; Atty: Pro Se; 5384 of 2018.

Barbara Kulasa: adult; Order of court. Hearing May 9 and 10, 2024 at 10:00 a.m.; Atty: L. C. Blauth, J. T. Papciak; 4178 of 2022.

Samuel C. Bernesser: deceased; Petition and order for appeal of register order admitting will to probate. Rule returnable April 2, 2024. Conference April 29, 2024 at 11:00 a.m.; Atty: G. P. Wozman; 1483 of 2023.

Cynthia E. Haskell: deceased; Petition to seal docket denied without prejudice; Atty: G. M. Zumpella; 386 of 2023.

Raymond Family Real Estate Trust: trust; Motion for extension. See order February 15, 2024; Atty: A. G. Anderson; 422 of 2023.

Judge Michael F. Marmo
Mary Theresa NG: deceased; Order of court. Conference June 10, 2024 at 10:00 a.m.; Atty: A. M. D'Amico, W. J. Nalducci, B. S. Johns; 7960 of 2022.

Esther West: deceased; Petition and order to withdraw petition for rule; Atty: D. L. Dietrich; 3260 of 2022.

Luette M. Bowen: deceased; Petition and order to withdraw as counsel; Atty: L. M. Henry; 5930 of 2022.

William J. Ninehouser: deceased; Petition and order to withdraw as counsel; Atty: J. M. Franciscus; 6702 of 2017.

Wanda L. Johnson: deceased; Motion and order for sequestered account; Atty: M. J. Brungo; 3346 of 2022.

David M. Finger: deceased; Petition and order for small estate; Atty: R. A. Auld; 5271 of 2023.

Robert R. Korinek: deceased; Petition and order for small estate; Atty: R. L. Dansak; 4705 of 2023.

BANKRUPTCY COURT

Western District

Shelly Anne Pelzer; WASHINGTON-PA; 24-20437; Atty: Jeffrey Wayne Ross; Chapter: 7; Filed 02/23/2024; Judge Taddonio

Mary A. Reott; WESTMORELAND-PA; 24-20438; Atty: Kenneth Steidl; Chapter: 7; Filed 02/23/2024; Judge Bohm

Gloria J. Rodgers; LAWRENCE-PA; 24-20439; Atty: Paula J. Cialella; Chapter: 7; Filed 02/23/2024; Judge Taddonio

Jesse J. Uncapher; ALLEGHENY-PA; 24-20440; Atty: Corey J. Sacca; Chapter: 7; Filed 02/23/2024; Judge Deller

William H. Hensler, Jr. and Susan J. Hensler; WESTMORELAND-PA; 24-20441; Atty: Brian C. Thompson; Attorney: Pro Se; Chapter: 11; Filed 02/23/2024; Judge Taddonio

Shane M. Milberger; ALLEGHENY-PA; 24-20442; Atty: Renee M. Kuruce; Chapter: 7; Filed 02/23/2024; Judge Bohm

Gregory A. Bigenho, Jr.; ALLEGHENY-PA; 24-20443; Atty: Matthew M. Brennan; Chapter: 13; Filed 02/24/2024; Judge Taddonio

Kelly A. Cassidy; WESTMORELAND-PA; 24-20444; Atty: Justin P. Schantz; Chapter: 13; Filed 02/25/2024; Judge Bohm

Kody James Shryock; ALLEGHENY-PA; 24-20445; Atty: Amy L. Zema; Chapter: 7; Filed 02/25/2024; Judge Bohm

Brian R. Gould; ELK-PA; 24-10097; Atty: Kenneth Steidl; Chapter: 7; Filed 02/26/2024; Judge Melaragno

David Paul Kline and Dianne Teckmeyer Kline; WARREN-PA; 24-10098; Atty: Charles Laputka; Chapter: 7; Filed 02/26/2024; Judge Melaragno

Annamarie Burkhardt; ALLEGHENY-PA; 24-20446; Atty: Bryan P. Keenan; Chapter: 7; Filed 02/26/2024; Judge Taddonio

Jesse A. Bridge; ALLEGHENY-PA; 24-20447; Atty: Kenneth Steidl; Chapter: 7; Filed 02/26/2024; Judge Bohm

Melissa A. Sabatini; ALLEGHENY-PA; 24-20448; Atty: James Michael Baggett; Chapter: 7; Filed 02/26/2024; Judge Melaragno

Maria V. Andreyanchenko; ALLEGHENY-PA; 24-20449; Atty: Peter B. Lewis; Chapter: 13; Filed 02/26/2024; Judge Melaragno

Michael Fusco; WASHINGTON-PA; 24-20450; Atty: Brian C. Thompson; Chapter: 7; Filed 02/26/2024; Judge Bohm

John E. Smith, Jr. and Chloe R. Smith; WESTMORELAND-PA; 24-20451; Atty: Kenneth Steidl; Chapter: 13; Filed 02/26/2024; Judge Taddonio

Samantha A. McMahon; ALLEGHENY-PA; 24-20452; Atty: Christian M. Rieger; Chapter: 13; Filed 02/26/2024; Judge Taddonio

Michele R. Savilisky; BEAVER-PA; 24-20453; Atty: Kenneth Steidl; Chapter: 7; Filed 02/26/2024; Judge Melaragno

CIVIL DIVISION

General Docket

(Continued from Page 1, Column 1)

Morgan Marc vs Armstrong Tracy; GD-24-002213; MDJ Transcript; Notice of Judgment Mailed; 1475.35; Atty(s): Self-Represented

Smith Terry vs Jefferson Regional Medical Center; GD-24-002214; Medical/Hospital Liability; Praecepte for Writ of Summons; Atty(s): Tetlow Jason C.

Shepherd Susan vs Upper St. Clair Township; GD-24-002215; Other Tort; Praecepte for Writ of Summons; Atty(s): Hollis Todd J

Capital One N.A. vs Hivner Jason; GD-24-002216; MDJ Transcript; Notice of Judgment Mailed; 5794.54; Atty(s): Ratchford Michael

Capital One N.A. vs Jackson Ninti N.; GD-24-002217; MDJ Transcript; Notice of Judgment Mailed; 6134.83; Atty(s): Ratchford Michael

French Ryan W. vs Pittsburgh Water & Sewer Authority; GD-24-002218; Declaratory Judgment; Complaint; 5651.64; Atty(s): French Ryan W.

Capital One N.A. vs Thomas Damond; GD-24-002219; MDJ Transcript; Notice of Judgment Mailed; 9016.44; Atty(s): Ratchford Michael

Allegheny Union Plaza Inc., Allegheny Housing Rehabilitation Corporation vs Sessions Jr Duane; GD-24-002220; Ejectment; Complaint; Atty(s): McCarthy Kate E., Rapp Jr. Francis C

PHH Mortgage Corporation vs Rice Jason James, Rice Natalie; GD-24-002221; Mortgage Foreclosure; Certificate of Location; 211941.75; Atty(s): Fallings Matthew C.

Municipality of Monroeville vs 101 Mall Boulevard Owner LLC; GD-24-002222; Municipal Lien; Certificate of Location; 12672.00; Atty(s): Wratcher Robert J

Aerotek Inc. vs Bunting Graphics Inc., Bunting 5720 Inc., Bunting Stamp Company; GD-24-002224; Contract - Debt Collection; Complaint; 236491.80; Atty(s): Lands Brian M.

Jpmorgan Chase Bank, National Association vs Mccooy Beatrice A, Oaks Ronald E; GD-24-002225; Quiet Title; Complaint; Atty(s): Freedman M. Troy

Katko Gary, Katko Lori vs Nawal Muhammad; GD-24-002226; Motor Vehicle Accident; Complaint; Atty(s): Manson Amber L.

Commonwealth of PA Department of Revenue vs Thomas Leah R.; GD-24-100438; Commonwealth Tax Lien; Personal Income Tax; 3967.49

Commonwealth of PA Department of Revenue vs Schindler Automotive LLC; GD-24-100439; Commonwealth Tax Lien; Business Taxes; 2706.19

Commonwealth of PA Department of Revenue vs Moon Township Hotel & Conference Center L.P.; GD-24-100440; Commonwealth Tax Lien; Business Taxes; 2928.49

Commonwealth of PA Department of Revenue vs Ruppel John C.; GD-24-100441; Commonwealth Tax Lien; Personal Income Tax; 3966.63

Commonwealth of PA Department of Revenue vs Los Primos Auto Mechanic LLC; GD-24-100442; Commonwealth Tax Lien; Business Taxes; 2931.80

Commonwealth of PA Department of Revenue vs Ashby Jr Ron; GD-24-100443; Commonwealth Tax Lien; Personal Income Tax; 3974.89

Commonwealth of PA Department of Revenue vs Turner Andre, Turner Ashley; GD-24-100444; Commonwealth Tax Lien; Personal Income Tax; 3970.34

Commonwealth of PA Department of Revenue vs 131 Shiloh LLC; GD-24-100445; Commonwealth Tax Lien; Business Taxes; 2834.54

Federal Home Loan Mortgage Corporation vs Matthews Anita, Matthews Steven; MG-24-000145; Mortgage Foreclosure; Complaint; 140687.00; Atty(s): Fallings Matthew C.

Nationstar Mortgage LLC vs Holden Domonique Rayonna; MG-24-000146; Mortgage Foreclosure; Certificate of Location; Atty(s): Connelly Karin Baltimore

Loandepot.com LLC vs Corner Dreana Medacia; MG-24-000147; Mortgage Foreclosure; Certificate of Location; Atty(s): Connelly Karin Baltimore

Truist Bank vs Toth Christopher, Toth Marjorie K.; MG-24-000148; Mortgage Foreclosure; Certificate of Location; Atty(s): Foley Joseph L., Graham Christine L., Cohen Marisa Myers, Lubin Andrew M., Nixon Chelsea A., Paul Nathalie

Rhone Joseph vs Mark Brothers; GD-24-002223; Miscellaneous Petition; Petition to Proceed IFP; Atty(s): Self-Represented

Hajoca Corporation vs McKeesport Urban Holdings 2 LLC; GD-24-002227; Mechanic's Lien; Certificate of Location; 56517.09; Atty(s): Bayer Justin A

Whitson Karen vs Davidson Corporation; GD-24-002228; Contract - Other; Petition to Proceed IFP; Atty(s): Self-Represented

Pittsburgh Water & Sewer Authority vs Brooks Ryan Christopher; GD-24-002229; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

Pittsburgh Water & Sewer Authority vs McMahon Jr. Gerald Robert; GD-24-002230; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

Pittsburgh Water & Sewer Authority vs Waldorf Frank, Waldorf Constance; GD-24-002231; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

Pittsburgh Water & Sewer Authority vs Vo Qang; GD-24-002232; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

Parran Ebony vs Lebanik Ryan, Lebanik Suzanne; GD-24-002233; Motor Vehicle Accident; Praecepte for Writ of Summons; Atty(s): Wilk Tyler Joseph

Pittsburgh Water & Sewer Authority vs Matz Mary Jane; GD-24-002234; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

Pittsburgh Water & Sewer Authority vs Harper Joseph, Harper Clarence; GD-24-002235; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

Pittsburgh Water & Sewer Authority vs Hyatt James; GD-24-002236; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

Hilti Inc. vs Nathan Contracting L.P., Nathan Contracting Inc.; GD-24-002237; Contract - Debt Collection; Praecepte for Appearance; 104019.99; Atty(s): Wechsler Daniel A

Pittsburgh Water & Sewer Authority vs New Grace Baptist Church; GD-24-002239; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

Pittsburgh Water & Sewer Authority vs Steding Frederick, Steding Sean; GD-24-002240; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

Pittsburgh Water & Sewer Authority vs Vogel Jeffrey D; GD-24-002241; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

Pittsburgh Water & Sewer Authority vs Chieffe Nicolette J.; GD-24-002242; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

Pittsburgh Water & Sewer Authority vs Szymczak Joseph; GD-24-002243; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

Pittsburgh Water & Sewer Authority vs Etzel Raymond, Etzel Robert; GD-24-002244; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

Pittsburgh Water & Sewer Authority vs Praise Temple Deliverance Church; GD-24-002245; Municipal Lien; Certificate of Location; 2912.99; Atty(s): Walaan Monica Samir, Farley Conor D.

Pittsburgh Water & Sewer Authority vs Huncheck IV Frank J; GD-24-002246; Municipal Lien; Certificate of Location; 1057.41; Atty(s): Walaan Monica Samir, Farley Conor D.

Pittsburgh Water & Sewer Authority vs Heath Elizabeth; GD-24-002247; Municipal Lien; Certificate of Location; 2874.44; Atty(s): Walaan Monica Samir, Farley Conor D.

Pittsburgh Water & Sewer Authority vs Elsesser Joshua A., Elsesser Rhonda; GD-24-002248; Municipal Lien; Certificate of Location; 120.07; Atty(s): Walaan Monica Samir, Farley Conor D.

West Mifflin Area School District, West Mifflin Borough vs Chamberlain Suzette; GD-24-002249; Sci Fa sur Tax Lien; Certificate of Location; 7649.48; Atty(s): Ries Jeffrey D

Wilmington Savings Fund Society vs Johnson Darrell E, Triple D's Estate LLC; GD-24-002250; Mortgage Foreclosure; Confidential Information Form; 129746.37; Atty(s): Linn Geraldine M.

Carlton Creative Solutions LLC vs 20 Millbridge Land Trust; GD-24-002251; Quiet Title; Complaint; Atty(s): Gross Andrew M, Rodgers III William, Mague Chelsea M.

O'Hara Township vs Allen Blair S., Allen Phyllis Ann; GD-24-002252; Municipal Lien; Certificate of Location; 285.60; Atty(s): McCabe Michael G.

O'Hara Township vs Bender Jr. Thomas J.; GD-24-002253; Municipal Lien; Certificate of Location; 420.00; Atty(s): McCabe Michael G.

O'Hara Township vs Bergstrom Jr. Henry A.; GD-24-002254; Municipal Lien; Certificate of Location; 329.48; Atty(s): McCabe Michael G.

O'Hara Township vs BG Development LLC; GD-24-002255; Municipal Lien; Certificate of Location; 274.94; Atty(s): McCabe Michael G.

Gerber Edward vs Herman Danielle Elizabeth, UPMC, Chartwell Pennsylvania LP, Jefferson Diversified Health Services Co.; GD-24-002256; Motor Vehicle Accident; Complaint; Atty(s): Simon Marc I., Flaherty Ryan M., Nese Amanda L., Henkle Ashley, Thimons Jessica Marie

O'Hara Township vs Bougher Thomas; GD-24-002257; Municipal Lien; Certificate of Location; 240.00; Atty(s): McCabe Michael G.

O'Hara Township vs Bove Maria V.; GD-24-002258; Municipal Lien; Certificate of Location; 420.00; Atty(s): McCabe Michael G.

O'Hara Township vs Calderone Lenore M.; GD-24-002259; Municipal Lien; Certificate of Location; 420.00; Atty(s): McCabe Michael G.

Weir Nicholas vs Allegheny Health Network, Caceres M.D. Camilo, Islamova R.N. Anisa, Meenihan Jessica, Abt Cheryl, Abt William; GD-24-002260; Multiple Civil Action; Complaint; Atty(s): Self-Represented

O'Hara Township vs Callahan Lawrence E, Callahan Regina M; GD-24-002261; Municipal Lien; Certificate of Location; 420.00; Atty(s): McCabe Michael G.

Bethel Park School District vs Hutton Shane; GD-24-002262; Sci Fa sur Tax Lien; Certificate of Location; 2712.78; Atty(s): Sattler Elizabeth P

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For questions regarding the Pittsburgh Legal Journal website or Allegheny Lawyers Online contact dvelez@acba.org / 412-402-6687.

David Blaner, dblaner@acba.org.....Managing Editor
Chuck Faber, cfaber@acba.org.....Layout Specialist
Daniel Priore, dpriore@acba.org.....Editor/Graphic Artist
Jennifer Pulice, jpulice@acba.org.....Director of Communications and Publications
Meredith Shumsky, mshumsky@acba.org.....Billing and Receivables Specialist
Jim Spezialetti, jspezialetti@acba.org.....Copy Specialist
Jessica Valesky, jvalesky@acba.org.....Graphic Artist Supervisor
Denise Velez, dvelez@acba.org.....Daily PLJ Supervisor

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The Pittsburgh Legal Journal assumes no responsibility for failure to report any matter inadvertently omitted or withheld from it.

COURT NOTICES

**Court of Common Pleas
of Allegheny County**

**FAMILY DIVISION MOTIONS
SCHEDULE FOR THE MONTH OF**

April 2024

- April 1** - Costa, J. in Courtroom 425 at 2:00 PM
 - April 2** - Spurgeon, J. in Courtroom 320 at 10:00 AM and McGough, J. in Courtroom 425 at 2:00 PM
 - April 3** - Cozza, J. in Courtroom 320 at 10:00 AM and Eaton, J. in 814 City-County Building at 2:00 PM
 - April 4** - Sweeney, J. in Courtroom 425 at 2:00 PM
 - April 5** - No Motions
 - April 8** - Bubash, J. in Courtroom 425 at 2:00 PM
 - April 9** - Middleman, J. in Courtroom 320 at 9:30 AM and Korbelt, J. in Courtroom 425 at 2:00 PM
 - April 10** - Henry-Taylor, J. in Courtroom 425 at 2:00 PM
 - April 11** - Woodruff, J. in Courtroom 320 at 9:30 AM and Costa, J. in Courtroom 425 at 2:00 PM
 - April 12** - No Motions
 - April 15** - McCrady, J. in Courtroom 320 at 10:00 AM and McGough, J. in Courtroom 425 at 2:00 PM
 - April 16** - Bush, J. in Courtroom 320 at 10:00 AM
 - April 17** - Eaton, J. in 814 City-County Building at 2:00 PM
 - April 18** - Sweeney, J. in Courtroom 425 at 2:00 PM
 - April 19** - No Motions
 - April 22** - Bubash, J. in Courtroom 425 at 2:00 PM
 - April 23** - Korbelt, J. in Courtroom 425 at 2:00 PM
 - April 24** - Henry-Taylor, J. in Courtroom 425 at 2:00 PM
 - April 25** - Sizemore, J. in Courtroom 320 at 9:30 AM and Costa, J. in Courtroom 425 at 2:00 PM
 - April 26** - No Motions
 - April 29** - Sweeney, J. in Courtroom 425 at 2:00 PM
 - April 30** - Spurgeon, J. in Courtroom 320 at 10:00 AM and McGough, J. in Courtroom 425 at 2:00 PM
- 000 Senior Judge Mulligan, 001 Judge Bush, 002 Judge Costa, 003 Judge Cozza, 004 Judge Hens-Greco, 005 Judge McGough, 006 Administrative Judge Eaton, 007 Judge Henry-Taylor, 008 Judge Bubash, 009 Judge Korbelt, 010 President Judge Clark, 011 Judge Tranquilli, 012 Judge Middleman, 014 Judge Sizemore, 015 Judge Woodruff, 016 Judge Walko, Jr., 017 Judge Sweeney, 018 Judge McCrady, 019 Judge Spurgeon

24-00902

**Court of Common Pleas
of Allegheny County**

**JUVENILE COURT
MOTIONS SCHEDULE**

April 2024

- April 1** - Judge Spurgeon
- April 2** - Judge Spurgeon

- April 3** - Judge Spurgeon
- April 4** - Judge Spurgeon
- April 5** - Judge Spurgeon
- April 8** - Judge Bush
- April 9** - Judge Bush
- April 10** - Judge Bush
- April 11** - Judge Bush
- April 12** - Judge Bush
- April 15** - Judge McCrady
- April 16** - Judge McCrady
- April 17** - Judge McCrady
- April 18** - Judge McCrady
- April 19** - Judge McCrady
- April 22** - Judge Cozza
- April 23** - Judge Cozza
- April 24** - Judge Cozza
- April 25** - Judge Cozza
- April 26** - Judge Cozza
- April 29** - Judge Woodruff
- April 30** - Judge Woodruff

24-00903

**Court of Common Pleas
of Allegheny County**

NOTICE TO ALL LAWYERS

You are hereby notified that **MONDAY, APRIL 29, 2024**, is the last day to file Motions for Summary Judgment and Judgment on the Pleadings for listing on the **MONDAY, JUNE 10, 2024**, General Argument and Equity Argument List.

**PATRICK M. CONNELLY
CALENDAR CONTROL JUDGE**

24-00888

**Court of Common Pleas
of Allegheny County**

CIVIL DIVISION

GENERAL ASBESTOS MOTIONS

Honorable Daniel D. Regan

Beginning April 22, 2024, general asbestos motions shall be presented to the Asbestos Judge, the Honorable Daniel D. Regan.

Judge Regan will hear general asbestos motions on the following dates and times:

- Monday, April 22, 2024 at 1:30 p.m.**
- Wednesday, May 8, 2024 at 11:00 a.m.**
- Wednesday, June 5, 2024 at 11:00 a.m.**

24-00872

**Court of Common Pleas
of Allegheny County**

CIVIL DIVISION

**DAILY JURY AND NON-JURY TRIAL LIST
5 WEEK PERIOD**

**SEPTEMBER 3, 2024 THROUGH
OCTOBER 4, 2024**

You are hereby notified of the publication of the jury and non-jury trial list for the weeks commencing **September 3, 9, 16, 23, 30, 2024**. The Call of the List will take place at **9:00 a.m.** each day in **Courtroom No. 711, on the 7th Floor of the City-County Building**.

The call of the list for jury and non-jury trials commencing on **Tuesday, September 3, 2024**, will be held on **Tuesday, September 3, 2024, at 9:00 a.m., in Courtroom 711**. Counsel and *pro se* parties must appear for the Call of the List for jury as well as non-jury trials.

Jury selection will take place on **Tuesday, September 3, 2024**, for trials commencing on **Tuesday, September 3, 2024**.

Publication of this list constitutes a representation by counsel to the Court that the identities of trial counsel are correct; that the names of all counsel have been listed and that no cases have been consolidated except those shown on the list.

Listed counsel or substitute counsel must report any changes to the Calendar Control Office within five (5) days after publication of this notice, and not later.

All Discovery to be completed by **May 13, 2024**. All other requirements of PA R.C.P. 212 (including pre-trial statements) must be met by plaintiff on or before **May 28, 2024**, and by all other parties on or before **June 10, 2024**. Mediation needs to be completed by **July 19, 2024** in accordance with Local Rule 212.7. **Summary Judgment or Judgment on the Pleadings motions need to be filed on or before July 15, 2024, to be heard prior to the September 2024 Trial Term.** Motions in Limine are to be filed electronically and served on all counsel of record at least 5 days prior to trial and delivered to the trial judge the day of trial.

PLEASE SEE LOCAL RULE 212.2 GOVERNING PRE-TRIAL STATEMENTS. EACH PARTY MAY SET FORTH IN THE PRE-TRIAL STATEMENT A VERBATIM VOIR DIRE STATEMENT OF 200 OR FEWER WORDS, AND MAY PROPOSE UP TO FIVE (5) ADDITIONAL VOIR DIRE QUESTIONS. FAILURE TO PROVIDE A VOIR DIRE STATEMENT OR PROPOSED ADDITIONAL VOIR DIRE IN A TIMELY FILED PRE-TRIAL STATEMENT WILL CONSTITUTE WAIVER.

FOLLOWING THE CALL OF THE LIST, COUNSEL SHALL BE PREPARED TO CONCILIATE THE CASE BEFORE THE TRIAL JUDGE. PLEASE BRING AN ADDITIONAL COPY OF THE "VOIR DIRE STATEMENT" AND THE "PROPOSED ADDITIONAL VOIR DIRE" FOR THE TRIAL JUDGE.

Except for good cause shown or by agreement of counsel to the contrary, the date for completion of discovery contained in the notice of publication of this list will be interpreted to mean that discovery must be completed by such date. The party initiating the discovery must do so within such time as to permit the responding party the full time allowed for response by the Rules of Civil Procedure so that the response may be served on or before the date set for completion of discovery.

No trial will be delayed because of failure to comply with R.C.P. 212.

If any party is not ready when a case is called for trial, Local Rule 214 will be strictly enforced.

The specific date on which a given case is listed is a close estimate as to when the case will be reached for trial. If the case does not settle, a jury will be selected and trial will begin thereafter.

Counsel must appear at the call of the list on the day the case is listed for trial.

You must notify the Calendar Control Judge's Staff or the Calendar Control Office immediately when a case on a trial list is settled. The failure to notify results in unnecessary jurors being called, causing inconvenience to them and costs to the County. Sanctions will be imposed on all counsel for failure to notify timely.

TRIAL POLICY

The following rules will be applied to all cases published:

(1) When the list of cases is first published each firm must ascertain the readiness of its cases as to bills, reports, etc., and the availability of witnesses, doctors, experts, etc., involved in the case.

(2) When it is ascertained that any person necessary for the trial of the case may not be available during the trial term, the deposition of that person for use at trial must be taken forthwith.

(3) Continuances may not be granted to accommodate counsel, clients, or witnesses for business trips, vacations, or any absence during trial terms or for failure to comply with any of the trial policy rules.

(4) Counsel, as listed for the case, must be available and ready to try the case at the time it is called.

(5) If listed counsel is not available, absent compelling reasons, substitute counsel must be available.

(6) A law firm not having sufficient trial counsel must obtain substitute trial counsel.

(7) If listed counsel is not available and substitute counsel is not provided, the case will proceed without counsel.

(8) When called to select a jury, counsel must appear within 30 minutes. If counsel is not present when called, a clerk will select the jury and the case will be ordered to trial without counsel.

(9) The trial policy rules will be applied regardless of the directions or desires of clients.

PRE-TRIAL MOTIONS

All Pre-Trial/Calendar Control Motions as defined under Local Rule 208.3(a)(3) shall be presented to the Honorable Patrick M. Connelly. Please refer to Judge Connelly's Calendar Control Motions Procedures found online at https://www.alleghenycountys.us/downloads/Civil/Connelly_Calendar_Control_Standard_Operating_Procedures1-27-21.pdf, or on the information sheet outside Courtroom 711, City-County Building, as to the filing, scheduling and presentation of said motions. (This list appears on pages 7 to 11 of the Monday, March 4, 2024 publication and at the Court website at www.alleghenycountys.us).

**PATRICK M. CONNELLY
CALENDAR CONTROL JUDGE
CIVIL DIVISION
24-00773**

Court of Common Pleas
of Allegheny County

CIVIL DIVISION

GENERAL ASBESTOS MOTIONS

Honorable Arnold I. Klein

Beginning Wednesday, April 3, 2024, general asbestos motions shall be presented to the Asbestos Judge, the Honorable Arnold I. Klein.

Judge Klein will hear general asbestos motions on the following dates and times:

Wednesday, April 3, 2024 at 9:30 a.m.

Thursday, May 9, 2024 at 9:00 a.m.

Thursday, June 6, 2024 at 9:00 a.m.
24-00817

COURT SCHEDULES

Daily Jury and Non-Jury Trial List

Judge Patrick M. Connelly
City-County Building
Room 711
9:00 a.m.

Wednesday
March 13, 2024

Jury Trials

(143A) 204826 GD-22-11066
Estate of David Richard McCann vs A K
Steel Corporation, et al; P-Atty: **Michael
James Gallucci**; D-Atty: **Concetta
Angela Silvaggio**; 1x

Non-Jury Trials

(145) AR-22-4135
Hong Pham vs Pennzoil 10 Minute Oil
Change; P-Atty: **Joseph J. Chester**;
D-Atty: **John Linkosky**; 1x

Criminal Division

Allegheny County Courthouse
9:00 a.m.

Friday
March 15, 2024

All parties and witnesses in the cases listed below should report directly in the Courtroom of the Trial Judge assigned to the case on the date indicated at the time previously ordered. The failure of the Defendant to appear as ordered will result in the forfeiture of bail and the issuance of an arrest warrant.

Judge Jill E. Rangos
Courtroom 327

CR-0009310-23; Marc Anthony
Cruse; Terroristic Threats W/Int To
Terrorize Another; ADA: **Criminal
Division Allegheny County District
Attorney's Office**

Arbitration Trial List

City-County Building
Room 702
9:00 a.m.

Friday
March 15, 2024

AR-23-006534; Caballero vs Portfolio
Recovery Associates, LLC; P-atty:
Travis A. Gordon; D-atty: **Lauren
Genevieve Marshall**

AR-23-006532; Dollar Bank, F.S.B. vs Cirillo;
P-atty: **Raymond P. Wendolowski, Jr.**

AR-23-006531; Noone vs General Motors,
LLC; P-atty: **Robert M. Silverman**;
D-atty: **Alexander M. Shaen**

AR-23-006530; Discover Bank vs
Hassan; P-atty: **Matthew Edenhofner**

AR-23-006528; Crosby vs General Motors,
LLC; P-atty: **Robert M. Silverman**;
D-atty: **Alexander M. Shaen**

AR-23-006526; Discover Bank vs
Miller; P-atty: **Matthew Edenhofner**

AR-23-006521; Portfolio Recovery
Associates, LLC vs Hasani; P-atty:
Robert N. Polas, Jr.

AR-23-006519; Peifer vs Portfolio
Recovery Associates, LLC; P-atty:
Travis A. Gordon; D-atty: **Lauren
Genevieve Marshall**

AR-23-006517; Groman vs Portfolio
Recovery Associates, LLC; P-atty:
Travis A. Gordon; D-atty: **Lauren
Genevieve Marshall**

AR-23-006516; Portfolio Recovery
Associates, LLC vs Watkins; P-atty:
Robert N. Polas, Jr.; D-atty:
Gregory T. Artim

AR-23-006514; Discover Bank vs
Perry; P-atty: **Andrew Loewy,
Matthew Edenhofner**

AR-23-006511; American Express
National vs Fasakin; P-atty:
Matthew Edenhofner

AR-23-006510; Portfolio Recovery
Associates, LLC vs Vilsack; P-atty:
Robert N. Polas, Jr.

AR-23-006509; Portfolio Recovery
Associates, LLC vs Currington; P-atty:
Robert N. Polas, Jr.

AR-23-006507; Portfolio Recovery
Associates, LLC vs Goodwine; P-atty:
Robert N. Polas, Jr.

AR-23-006503; Portfolio Recovery
Associates, LLC vs Gavel; P-atty:
Robert N. Polas, Jr.

AR-23-006501; Portfolio Recovery
Associates, LLC vs Nicklas; P-atty:
Robert N. Polas, Jr.

AR-23-006319; Scott vs Cement
Doctor Corp.; P-atty: **Pro Se**; D-atty:
John Newborg

AR-23-006087; Kaminski, et al vs
Wilke CPAs & Advisors, LLP; P-atty:
Robert J. Amelio

AR-23-005502; Collins Asset Group,
LLC vs Bulger; P-atty: **Demetrios H.
Tsarouhis**; D-atty: **Pro Se**

AR-23-004924; Vargo, Sr. vs Vargo, et
al; P-atty: **Gary Kalmeyer**; D-atty:
David J. Eckle

AR-23-004795; JPMorgan Chase Bank,
N.A. vs Shaffer; P-atty: **Julie E. Goodchild**

AR-23-004341; Campagna vs Justin
Myers; P-atty: **Andrew C. Goodermote**;
D-atty: **Bradley M. Bassi**

AR-23-004340; Justin Myers vs
Campagna; P-atty: **Bradley M. Bassi**

AR-23-004076; Erie Insurance
Exchange vs Darrah; P-atty: **Matthew
B. Weisberg**; D-atty: **Pro Se**

AR-23-003791; LVNV Funding, LLC vs
Mallory; P-atty: **Julie E. Goodchild**;
D-atty: **Michael J. Larkin**

AR-23-003692; Morrison vs Ford
Motor Company; P-atty: **Robert A.
Rapkin**; D-atty: **Rachel C. Monaghan**

AR-23-002888; JPMorgan Chase Bank,
N.A. vs Hollinger; P-atty: **Ilana Zion**;
D-atty: **Pro Se**

AR-23-000439; Jones vs State Farm
Fire And Casualty Company; P-atty:
Stephan J. Tull; D-atty: **Mark A. Martini**

AR-22-002373; JP Morgan Chase Bank,
N.A. vs Richardson; P-atty: **Julie E.
Goodchild**; D-atty: **Michael J. Larkin**

Summary Appeals Branch

Judge Wrenna L. Watson
City-County Building
Room 313

Friday
March 15, 2024

Hearings

SA-0000107-24; Comm. of PA vs
Ramier Rashad Agurs; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0001372-23; Comm. of PA vs Marcus
Lamont Alford; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0000172-24; Comm. of PA vs
Breanna Barr; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0001505-23; Comm. of PA vs
Manuel A. Barrantes; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0001506-23; Comm. of PA vs Donald
Terry Bates Jr.; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0000085-24; Comm. of PA vs Elyssa
Rhenae Bonnet; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0000174-24; Comm. of PA vs Michael
Clyde Bridges; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0000171-24; Comm. of PA vs Stacey
Nicole Brothers; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0000108-24; Comm. of PA vs Jason
Michael Claus; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0000117-24; Comm. of PA vs
Harold Coates; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0001501-23; Comm. of PA vs Travis
James Dawson; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0001456-23; Comm. of PA vs
William R. Dudra; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0000176-24; Comm. of PA vs Jarett
Thomas Evan; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0001461-23; Comm. of PA vs Lena
Rose Fragello; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0000175-24; Comm. of PA vs
Demond Thomas Hardy; P-atty:
**Criminal Division Allegheny County
District Attorney's Office**

SA-0000177-24; Comm. of PA vs
Tyler Marie Jerry; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0000052-23; Comm. of PA vs
Robert Johnson; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0000031-24; Comm. of PA vs
Mychal L. Matthews; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0001452-23; Comm. of PA vs Thomas
Cody McKelvey; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0001320-23; Comm. of PA vs
Nicole McKinley; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0001413-23; Comm. of PA vs
Ulugbek Safarov; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0000052-24; Comm. of PA vs Jason
Maurice Springer; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0000110-24; Comm. of PA vs
Sunday E. Taylor-Niazi; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

SA-0000168-24; Comm. of PA vs
Thompson Electrical Constructi; P-atty:
**Criminal Division Allegheny County
District Attorney's Office**

SA-0000169-24; Comm. of PA vs
Wayne Vince Thompson Jr.; P-atty:
**Criminal Division Allegheny County
District Attorney's Office**

SA-0000105-24; Comm. of PA vs
Holly Ann Torhan; P-atty: **Criminal
Division Allegheny County District
Attorney's Office**

Our Health Care Power of Attorney and
Living Will documents are available
on the ACBA website for free at
[ACBA.org/LivingWill](https://www.acba.org/LivingWill).

LEGAL ADS

Legal notices that are published in the Pittsburgh Legal Journal are done so pursuant to Title 45 Pa. Code 101 et seq. and various local court rules. The Pittsburgh Legal Journal does not edit any legal advertisement for substance or content, only for format of the publication.

Estate Notice

Letters have been granted on the estate of each of the following decedents to the personal representative named, who requests all persons having claims against the estate of the decedent to make known the same in writing to his/her attorney, and all persons indebted to the decedent to make payment without delay:

Ames, Judith L. Brown, deceased, of Pittsburgh, PA. No. 01409 of 2024. Candice Rachelle Scott, Admrx., c/o David E. Schwager, Esq., 183 Market Street, Suite 100, Kingston, PA 18704-5444.
24-00865 Mar 12, 19, 26, 2024

Curtiss, Betty-Ann, deceased, of Hampton, PA. No. 00959 of 2024. Deborah A. Flanigan, Extrx., 3263 Long Meadow Drive, Allison Park, PA 15101 or to Carolyn A.W. Whitworth, Esq., Tucker Arensberg, P.C., 1500 One PPG Place, Pittsburgh, PA 15222.
24-00870 Mar 12, 19, 26, 2024

Donatelli, Frances T., deceased, of Plum Borough, PA. No. 1168 of 2024. William B. Donatelli, Extr., 162 Alder Street, Wexford, PA 15090 or to Meg L. Burkardt, Esq., 647 Allegheny Ave., Suite 100, Oakmont, PA 15139-2039.
24-00867 Mar 12, 19, 26, 2024

Falbo, John F., deceased, of Coraopolis, PA. No. 01207 of 2024. Donna L. Heinlein, Extrx., 216 Inverness Drive, Moon Township, PA 15108 or to Brian E. Koeberle, Esq., Koeberle Law Firm, LLC, 2 Penn Center West, Ste. 115, Pittsburgh, PA 15276.
24-00861 Mar 12, 19, 26, 2024

Go-ray, John Edward a/k/a John E. Go-ray, deceased, of Pittsburgh, PA. No. 01269 of 2024. Kimberly R. Go-ray, Admrx., 60 Broadhead Road, Pittsburgh, PA 15205 or to Patrick J. Felix, III, Esq., Patrick J. Felix, III, LLC, 213 East Main St., Carnegie, PA 15106.
24-00857 Mar 12, 19, 26, 2024

Griener, Karen A., deceased, of Pittsburgh, PA. No. 01263 of 2024. Colleen Kerekes, Admrx., c/o Jeffrey A. Golvash, Esq., Golvash & Epstein, LLC, 9 Dewalt Avenue, Pittsburgh, PA 15227.
24-00854 Mar 12, 19, 26, 2024

Griffin, Sr., Francis Regis, deceased, of West Mifflin, PA. No. 01379 of 2024. Francis Regis Griffin, Jr., Admr., 812 Meadow Drive, West Mifflin, PA 15122 or to Eric J. Randolph, Esq., Law Office of Eric J. Randolph, 1870A Homeville Road, P.O. Box 335, West Mifflin, PA 15122.
24-00860 Mar 12, 19, 26, 2024

Hagerty, George Gene a/k/a G. Gene Hagerty a/k/a George G. Hagerty, deceased, of West Deer Twp., PA. No. 6772 of 2023. George M. Hagerty, Extr., 3281 Maine Dr., Allison Park, PA 15101 or to Rebecca A. Auld, Esq., Auld Brothers Law Group, LLC, 5349 William Flynn Hwy., Gibsonia, PA 15044.
24-00864 Mar 12, 19, 26, 2024

Hernandez-Reyes, Dax Antonio, deceased, of Pittsburgh, PA. No. 01206 of 2023. Dennis Reyes, Admr., 122 Nineteen

North Court, Pittsburgh, PA 15237 or to Brittani R. Hassen, Esq., Kontos Mengine Killion & Hassen, 603 Stanwix Street, Suite 1228, Two Gateway Center, Pittsburgh, PA 15222.
24-00852 Mar 12, 19, 26, 2024

Ionadi, Margaret, deceased, of Pittsburgh, PA. No. 00621 of 2024. Patrick Ionadi, Co-Extr. and Rose Imbarlina, Co-Extrx., 4591 Middle Road, Allison Park, PA 15101.
24-00856 Mar 12, 19, 26, 2024

Jarvis, Joann, deceased, of Pittsburgh, PA. No. 01163 of 2024. Robert J. Jarvis, Admr., 100 North Duane Avenue, Pittsburgh, PA 15205 or to Heather Schmidt Bresnahan, Esq., Schmidt Bresnahan Law Group, LLC, 750 Washington Rd., Suite 14, Pittsburgh, PA 15228.
24-00855 Mar 12, 19, 26, 2024

Kost, Joyce C., deceased, of Bradford Woods, PA. No. 07600 of 2023. Kristine J. Kost, Extrx., 207 Oak Grove Road, Bradford Woods, PA 15015 or to Brooke B. McMorrow, Esq., McMorrow Law LLC, 10475 Perry Hwy., Ste. 204, Wexford, PA 15090.
24-00862 Mar 12, 19, 26, 2024

Mardersteck, Rosemary, deceased, of Gibsonia, PA. No. 01481 of 2024. Paul Jaeger, Extr., 7205 Ivy Way, Cincinnati, OH 45244.
24-00499w Mar 12, 19, 26, 2024

McDonagh, Elizabeth B., deceased, of Baldwin, PA. No. 01380 of 2024. Mary Ann Sedlacek, Extrx., 1451 Regency Drive, Jefferson Hills, PA 15025 or to Jennifer Bittel Derby, Esq., Tucker Arensberg, P.C., 1500 One PPG Place, Pittsburgh, PA 15222.
24-00869 Mar 12, 19, 26, 2024

McElhany, Jr., James T., deceased, of Collier Township, PA. No. 01340 of 2024. Carolyn L. McElhany, Admrx., c/o David E. Schwager, Esq., 183 Market Street, Suite 100, Kingston, PA 18704-5444.
24-00866 Mar 12, 19, 26, 2024

Ovesney, Christine M., deceased, of Pittsburgh, PA. No. 1402 of 2024. Donna M. Santucci, Extrx., 510 Jones Street, Verona, PA 15147 or to John P. Donovan, Esq., John P. Donovan & Associates, LLC, 434 Allegheny River Blvd., Ste. 200, Oakmont, PA 15139.
24-00853 Mar 12, 19, 26, 2024

Persichetti, Janine, deceased, of West Mifflin, PA. No. 01378 of 2024. Ronald Kocur, Admr., 1943 Antionette Avenue, West Mifflin, PA 15122 or to Eric J. Randolph, Esq., Law Office of Eric J. Randolph, 1870A Homeville Road, P.O. Box 335, West Mifflin, PA 15122.
24-00859 Mar 12, 19, 26, 2024

Reidenbaugh, Donna, deceased, of Pittsburgh, PA. No. 01633 of 2024. Harold Reidenbaugh, Jr., Admr., 112 Sunridge Drive, Pittsburgh, PA 15234 or to James F. Nowalk, Esq., The Manor, Suite 203, 4701 Baptist Road, Pittsburgh, PA 15227.
24-00502w Mar 12, 19, 26, 2024

Rodman, Jack Allen, deceased, of Moon Township, PA. No. 01613 of 2024. Robert A. Rodman, Extr., c/o Max C. Feldman, Esq., Law Offices of Max C. Feldman, 1322 Fifth Avenue, Coraopolis, PA 15108.
24-00500w Mar 12, 19, 26, 2024

Rodman, Marlene, deceased, of Moon Township, PA. No. 00761 of 2023. Robert A. Rodman, Extr., c/o Max C. Feldman, Esq., Law Offices of Max C. Feldman, 1322 Fifth Avenue, Coraopolis, PA 15108.
24-00501w Mar 12, 19, 26, 2024

Siorowitz, Julie Faith, deceased, of Scott Township, PA. No. 00945 of 2024. Anne Siorowitz, Admrx., 1500 Cochran Road #812, Pittsburgh, PA 15243 or to Carolyn A.W.

Whitworth, Esq., Tucker Arensberg, P.C., 1500 One PPG Place, Pittsburgh, PA 15222.
24-00868 Mar 12, 19, 26, 2024

Wilkins, Theresa Alma, deceased, of Pittsburgh, PA. No. 01176 of 2024. Sarah Elspeth Thomas, Extrx., 530 Dewalt Drive, Pittsburgh, PA 15234 or to Daniel L. Goodyear, Esq., Sciuollo & Goodyear, PC, 3809 Willow Ave., Pittsburgh, PA 15234.
24-00863 Mar 12, 19, 26, 2024

Abel, Irene Sylvia, deceased, of Moon Township, PA. No. 01216 of 2024. Lynne Abel VandenBosche, Extrx., 125 Shippen Dr., Moon Township, PA 15108 or to Douglas L. Price, Esq., Price Legal Group, 227 Tech Road, Pittsburgh, PA 15205.
24-00448w Mar 5, 12, 19, 2024

Altic, Gerald W., deceased, of New Kensington, PA. No. 0940 of 2024. Laurie A. Conroy, Admrx., 204 Rampart Blvd., New Kensington, PA 15068 or to Jeanine M. Franciscus, Esq., 647 Allegheny Avenue, Suite 100, Oakmont, PA 15139.
24-00779 Mar 5, 12, 19, 2024

Annesley, Janice A., deceased, of Pleasant Hills, PA. No. 01297 of 2024. Judith Sippey, Extrx., 2415 Alwyn Street, Pittsburgh, PA 15226 or to Grey Douglas Pratt, Esq., Hanchak & Pratt, LLC, 76 Old Clairton Road, Pittsburgh, PA 15236.
24-00449w Mar 5, 12, 19, 2024

Behrenberg, James L. a/k/a James Loucks Behrenberg, deceased, of Penn Hills, PA. No. 01057 of 2024. Beverly S. Kelly, Extrx., 11795 Route 422 Hwy. E., Penn Run, PA 15795 or to Marshall D. Chriswell, Esq., Chriswell Law Offices, 655 Church Street, Suite 306, Indiana, PA 15701.
24-00783 Mar 5, 12, 19, 2024

Bloom, Patricia W., deceased, of Pittsburgh, PA. No. 00862 of 2024. Reid L. Wilk, Extr., 24036 Westmont Drive, Novi, MI 48374 or to Shannon L. Crew, Esq., Houston Harbaugh, P.C., Three Gateway Center, 401 Liberty Ave., 22nd Fl., Pittsburgh, PA 15222-1005.
24-00798 Mar 5, 12, 19, 2024

Bohaski, Gerald A., deceased, of Pittsburgh, PA. No. 00112 of 2023. Donald Bohaski, Admr., 1635 Lachlin Drive, Pittsburgh, PA 15243 or to Kandace Mandarino, Esq., Friday & Cox, LLC, 1405 McFarland Road, Pittsburgh, PA 15216.
24-00784 Mar 5, 12, 19, 2024

Brunner, Rosemary A., deceased, of West View Borough, PA. No. 01266 of 2024. Robert A. Brunner, Admr., 8855 Lincoln Blvd., Pittsburgh, PA 15237 or to Claire Johnson Saenz, Esq., Law Office of Claire Johnson Saenz, LLC, 1000 Brooktree Rd., Ste. 209, Wexford, PA 15090.
24-00778 Mar 5, 12, 19, 2024

Carroll, Sean Patrick a/k/a Sean P. Carroll, deceased, of Mt. Lebanon, PA. No. 00982 of 2024. Nancy L. Carroll, Extrx., 124 Marlin Drive West, Pittsburgh, PA 15216 or to Shannon L. Crew, Esq., Houston Harbaugh, P.C., Three Gateway Center, 401 Liberty Ave., 22nd Fl., Pittsburgh, PA 15222-1005.
24-00801 Mar 5, 12, 19, 2024

Craighead, Dolores A. a/k/a Dolores Craighead a/k/a Dolores A. Burke a/k/a Dolores A. Edwards a/k/a Dolores A. Moore, deceased, of Pittsburgh, PA. No. 01395 of 2024. Leon T. Moore, Sr., Admr., 218 Bessemer Avenue, East Pittsburgh, PA 15122 or to Stefanie M. Stack, Esq., Fiffik Law Group, P.C., Foster Plaza 7, Suite 315, 661 Andersen Drive, Pittsburgh, PA 15220.
24-00454w Mar 5, 12, 19, 2024

Cushman, James D., deceased, of Pittsburgh, PA. No. 08453 of 2023. Thomas

Scheirer, Extr., c/o Amanda E. McMillen, Esq., 1928 Ardmore Blvd., Pittsburgh, PA 15221.
24-00452w Mar 5, 12, 19, 2024

DiNome, Juliette G., deceased, of Pittsburgh, PA. No. 0943 of 2024. Joseph A. DiNome, Jr., Admr., 307 Olympia Street, Pittsburgh, PA 15211 or to Jeanine M. Franciscus, Esq., 647 Allegheny Avenue, Suite 100, Oakmont, PA 15139.
24-00782 Mar 5, 12, 19, 2024

Durosoko, William L., deceased, of Elizabeth, PA. No. 00099 of 2024. Carla M. Durosoko, Extrx., 228 Dennis Street, Elizabeth, PA 15037 or to Andrew Kuzma, Esq., 200 N. Second Avenue, Elizabeth, PA 15037.
24-00794 Mar 5, 12, 19, 2024

Finney, Jr., Stanford Decator, deceased, of Pittsburgh, PA. No. 05541 of 2021. Leon S. Dean, Admr., c/o Kim A. Bodnar, Esq., 304 Ross Street, Suite 701, Pittsburgh, PA 15219.
24-00793 Mar 5, 12, 19, 2024

Imhoff, Louise T., deceased, of Castle Shannon, PA. No. 01306 of 2024. Darlene A. Hunter, Extrx., 2956 Abbey Lane, South Park, PA 15129 or to Keith Eliou, Esq., 950 Greentree Road, Ste. 202B, Pittsburgh, PA 15220.
24-00791 Mar 5, 12, 19, 2024

Kautz, Richard J., deceased, of Pittsburgh, PA. No. 00949 of 2024. Debra L. Dowling, Extrx., 2226 Fairland St., Pittsburgh, PA 15210.
24-00776 Mar 5, 12, 19, 2024

Lasica, Helen E., deceased, of McKeesport, PA. No. 01017 of 2024. Steven Lasica, Extr., 242 May Avenue, Bridgeville, PA 15017 or to Andrew Kuzma, Esq., 200 N. Second Avenue, Elizabeth, PA 15037.
24-00795 Mar 5, 12, 19, 2024

Latta, Albert, deceased, of Pittsburgh, PA. No. 01268 of 2024. Alan J. Latta, Extr., 5014 Windriver Dr., McKees Rocks, PA 15136 or to Charles R. Reis, Esq., The Reis Law Firm, 5700 Corporate Drive, Suite 510, Pittsburgh, PA 15237.
24-00780 Mar 5, 12, 19, 2024

Lertora, Marcus, deceased, of Pittsburgh, PA. No. 01204 of 2024. Julie C. Lertora, Extr., 2002 Nixon Avenue, Melbourne, FL 32935 or to Aubrey H. Glover, Esq., Brenlove & Fuller, LLC, 401 Washington Ave., Bridgeville, PA 15017.
24-00799 Mar 5, 12, 19, 2024

Mathews, Alan W. a/k/a Alan Mathews a/k/a Alan Wayne Mathews, deceased, of Elizabeth Twp., PA. No. 03502 of 2023. Elaine Cappiello, Admrx., c/o Steven L. Sablowsky, Esq., Cafardi Ferguson + Wyrick, The Waterfront Location, 285 E. Waterfront Dr., Ste. 160, Homestead, PA 15120.
24-00796 Mar 5, 12, 19, 2024

Parco, Pamela S., deceased, of Penn Hills, PA. No. 0573 of 2024. Denis Gene Parco, Admr., c/o Brenda B. Sebring, Esq., Sebring & Associates, 339 Old Haymaker Road, Suite 1101, Monroeville, PA 15146.
24-00775 Mar 5, 12, 19, 2024

Peluso, Tamara M., deceased, of Pittsburgh, PA. No. 00625 of 2024. Sarah Ann DeCarlucci, Admrx. c.t.a., 325 Deerfield Drive, Canonsburg, PA 15317 or to David G. Henry, Esq., Houston Harbaugh, P.C., Three Gateway Ctr., 401 Liberty Ave., 22nd Fl., Pittsburgh, PA 15222-1005.
24-00800 Mar 5, 12, 19, 2024

Prailey, Sally Ann a/k/a Sally Ann Wroblewski a/k/a Sally Ann Snyder, deceased, of McKeesport, PA. No. 08275 of 2022. Karen M. Abels, Extrx., 5728 Meade St., McKeesport, PA 15135.
24-00797 Mar 5, 12, 19, 2024

Salak, Mary M., deceased, of Stowe Township, PA. No. 1440 of 2024. Cynthia Salak, Extr., c/o Joseph M. Kulik, Esq., Kulik Law Offices, 127 Lorish Road, McKees Rocks, PA 15136.

24-00453w Mar 5, 12, 19, 2024

Schmidt, Edward M. a/k/a Edward Martin Schmidt, deceased, of McCandless Township, PA. No. 01129 of 2024. Scott M. Schmidt, Extr., 10057 Old Perry Highway, Wexford, PA 15090.

24-00781 Mar 5, 12, 19, 2024

Smith, Jr., Roland, deceased, of Pittsburgh, PA. No. 00790 of 2023. Kim A. Bodnar, Admrx. and Atty., 304 Ross Street, Suite 701, Pittsburgh, PA 15219.

24-00792 Mar 5, 12, 19, 2024

Thomas, Sandra L. R., deceased, of Pittsburgh, PA. No. 01421 of 2024. Holland Thomas, Extr., 132 Spruce St., Pittsburgh, PA 15229.

24-00456w Mar 5, 12, 19, 2024

Valocik, Viola R., deceased, of West Mifflin, PA. No. 0335 of 2024. Anthony J. Tour, Admrx., 1933 Bobtail Dr., Maitland, FL 32751 or to Joseph D. Silvaggio, Esq., Willman & Silvaggio, LLP, 5500 Corporate Dr., Ste. 150, Pittsburgh, PA 15237.

24-00777 Mar 5, 12, 19, 2024

Arturo, Renee, deceased, of Cheswick, PA. No. 01259 of 2024. Jay R. Hagerman, Extr., 4927 William Flinn Highway, Allison Park, PA 15101.

24-00409w Feb 27; Mar 5, 12, 2024

Cicco, Elizabeth J., deceased, of Sewickley, PA. No. 1022 of 2024. Jerry D. Tignanelli, Jr., Extr., 809 15th Street, Ambridge, PA 15003 or to Brock Meanor, Esq., Law Office of Brock A. Meanor, LLC, 234 Beaver St., Suite 2, Sewickley, PA 15143.

24-00408w Feb 27; Mar 5, 12, 2024

Clintner, Charles P. a/k/a Charles Peter Clintner, deceased, of Versailles, PA. No. 01010 of 2024. Cynthia L. Stinson, Admrx., 1009 Monroe Avenue, Port Vue, PA 15133 or to John Eric Bumbaugh, Jr., Esq., Bumbaugh George, PLLC, Old Trail Professional Bldg., 10526 Old Trail Rd., Ste. 1, North Huntingdon, PA 15642.

24-00616 Feb 27; Mar 5, 12, 2024

Dworek, Stanley a/k/a Stanley F. Dworek, deceased, of Pittsburgh, PA. No. 01009 of 2024. Keith P. Dworek, Extr., 5036 Hialeah Drive, Pittsburgh, PA 15239 or to Molly M. Creenan, Esq., Creenan & Baczkowski, PC, 3907 Old William Penn Hwy., Ste. 304, Murrysville, PA 15668.

24-00621 Feb 27; Mar 5, 12, 2024

Enders, Janet Virginia, deceased, of Pittsburgh, PA. No. 00353 of 2024. William H. Guy, III, Extr., 1545 Fairfax Road, Akron, OH 44313 or to Robert E. Pendergast, Esq., 541 Lincoln Ave., Pittsburgh, PA 15202.

24-00618 Feb 27; Mar 5, 12, 2024

Estes, Peter Michael, deceased, of Pittsburgh, PA. No. 00823 of 2024. David A. Estes, Admrx., c/o Colin Adair Morgan, Esq., CELA, Julian Gray Associates, 954 Greentree Road, Pittsburgh, PA 15220.

24-00617 Feb 27; Mar 5, 12, 2024

Freed, Marilyn P., deceased, of Mount Lebanon, PA. No. 1016 of 2024. Melinda Freed, Co-Extr., 695 Moreland Drive, Pittsburgh, PA 15243, Blaire Freed, Co-Extr., 119 S. Ann Street, Baltimore, MD 21231 and Mark S. Weis, Co-Extr., 512 Colony Court, Gibsonia, PA 15044 or to R. Douglas DeNardo, Esq., Tucker Arensberg, P.C., 1500 One PPG Place, Pittsburgh, PA 15222.

24-00624 Feb 27; Mar 5, 12, 2024

Fuhrer, Russell S. (a/k/a Russell Fuhrer) - Late of Sewickley Borough, Allegheny County, PA. D.O.D. 11/13/23. Will #022308641. Nancy Fuhrer, Executrix, c/o David R. Berk, Esq., One PPG Pl., Ste. 3010, Pittsburgh, PA 15222; David R. Berk, Atty., Saul Ewing LLP, One PPG Pl., Ste. 3010, Pittsburgh, PA 15222.

24-00714 Feb 27; Mar 5, 12, 2024

Hardts, Richard J., deceased, of Pittsburgh, PA. No. 00707 of 2020. Karen Upsher Williams, Admrx., 1421 Cooper Ave., Pittsburgh, PA 15212 or to Kathryn M. Wakefield, Esq., Lady J Legal Corp., 18 Old Coram Road, Shelton, CT 06484.

24-00612 Feb 27; Mar 5, 12, 2024

Hatzala, Catherine R., deceased, of Pittsburgh, PA. No. 01180 of 2024. Daniel Hatzala, Admrx., c/o Matthew Morella, Esq., MJM Law, PLLC, 301 Grant Street, Suite 2700, Pittsburgh, PA 15219.

24-00407w Feb 27; Mar 5, 12, 2024

Hyatt, Charlene, deceased, of Pittsburgh, PA. No. 00875 of 2024. Emanuel J. Oakes, Jr., Admrx. and Atty., Law Offices of Emanuel J. Oakes, Jr., 1100 Bessica St., Wilkinsburg, PA 15221.

24-00615 Feb 27; Mar 5, 12, 2024

Kelley, Timothy, deceased, of Pittsburgh, PA. No. 01212 of 2024. Adrian M. Newhouse, Admrx., c/o Matthew Morella, Esq., MJM Law, PLLC, 301 Grant Street, Suite 2700, Pittsburgh, PA 15219.

24-00405w Feb 27; Mar 5, 12, 2024

Long, Helen M., deceased, of Paulding, OH. No. 00868 of 2024. Paul Long, Extr., 9246 Road 90, Paulding, OH 45879 or to John P. Montoya, Esq., Schwartz Montoya Legal, LLC, 2212 Murray Avenue, Pittsburgh, PA 15217.

24-00611 Feb 27; Mar 5, 12, 2024

Milinski, Nancy J., deceased, of Pittsburgh, PA. No. 1003 of 2024. Suzan M. Rakaczky, Admrx., 109 Hornaday Road, Pittsburgh, PA 15210 or to R. Douglas DeNardo, Esq., Tucker Arensberg, P.C., 1500 One PPG Place, Pittsburgh, PA 15222.

24-00622 Feb 27; Mar 5, 12, 2024

Papst, Michael, deceased, of McKees Rocks, PA. No. 01260 of 2024. Zachary Papst, Extr., 3505 Ravenscraig Court, Henrico, VA 23231 or to Michele P. Conti, Esq., Conti Law, LLC, 986 Brodhead Road, Moon Township, PA 15108.

24-00402w Feb 27; Mar 5, 12, 2024

Rohrer, Michele Lynn, deceased, of Verona, PA. No. 00719 of 2024. Anthony Mark Carrozzi, Extr., 404 Unity Center Rd., Pittsburgh, PA 15239 or to Brittany Petricca, Esq., DeRiso Law Group, 429 Fourth Ave., Suite 2101, Pittsburgh, PA 15219.

24-00614 Feb 27; Mar 5, 12, 2024

Rubesne, Richard a/k/a Richard D. Rubesne, deceased, of Neville Township, PA. No. 05844 of 2023. Robert Francis Rubesne, Extr., c/o Natalie M. Ruschell, Esq., Ruschell & Associates, LLC, P.O. Box 577, 308 Eaton Street, Midway, PA 15060.

24-00613 Feb 27; Mar 5, 12, 2024

Savage, William A. a/k/a William Allen Savage, deceased, of Jefferson Hills, PA. No. 00968 of 2024. Julie L. Honza a/k/a Julie Lynne Honza, Extr., 1000 Washington Dr., Lucas, TX 75002 or to Daniel M. Flynn, Esq., Michael D. Flynn & Associates, P.C., 2770 South Park Rd., Bethel Park, PA 15102.

24-00610 Feb 27; Mar 5, 12, 2024

Schreiber, David L., deceased, of Pittsburgh, PA. No. 00704 of 2024. Daniel Schreiber, Extr., 1038 Kalmia Avenue, Boulder, CO 80304 or to Julia Varholla, Esq.,

Lovett Bookman Harmon Marks LLP, Liberty Center, Suite 1150, 1001 Liberty Avenue, Pittsburgh, PA 15222-3714.

24-00623 Feb 27; Mar 5, 12, 2024

Wateska, Shirley Ann, deceased, of Pittsburgh, PA. No. 01218 of 2024. Robert Kleppner, Jr., Admrx., c/o Matthew Morella, Esq., MJM Law, PLLC, 301 Grant Street, Suite 2700, Pittsburgh, PA 15219.

24-00406w Feb 27; Mar 5, 12, 2024

Wood, Evelyn O., deceased, of Bridgeville, PA. No. 00308 of 2024. Donis L. Wood, Extr., 455 Duquesne Drive, Pittsburgh, PA 15243 or to Dorothy A. Milovac, Esq., Peacock Keller, LLP, 95 West Beau Street, Suite 600, Washington, PA 15301.

24-00625 Feb 27; Mar 5, 12, 2024

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-20-10005. In re: Petition of Lexus Marie Santiago, for change of name to Lexus Marie Santiago-Cole. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Wednesday, March 27, 2024, at 9:30 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.

24-00890 Mar 12, 2024

Change of Name

In the Court of Common Pleas of Allegheny County, Pennsylvania: GD-23-12797. In re: Petition of Laurel Margaret Shavers, for change of name to Laurel Margaret Locke. To all persons interested: Notice is hereby given that an order of said Court authorized the filing of said petition and fixed Wednesday, March 20, 2024, at 9:30 a.m. as the time and the Motions Room, City-County Bldg., Pittsburgh, PA 15219, as the place for a hearing, when and where all persons may show cause, if any they have, why said name should not be changed as prayed for.

24-00893 Mar 12, 2024

Intent to Withdraw Foreign Business Corporation

Notice is hereby given that, pursuant to the Business Corporation Law of 1988, Maple Life Financial Inc., a corporation incorporated under the laws of the State of Tennessee, intends to withdraw from doing business in Pennsylvania. The address of its principal office in its jurisdiction of incorporation is 2908 Poston Avenue, Nashville, TN 37203, and the address of its last registered office in Pennsylvania is Corporation Service Company, 2595 Interstate Drive, Suite 103, Harrisburg, PA 17110.

24-00887 Mar 12, 2024

Notice of Trust Administration

Notice is hereby given of the administration of The M. Lucille Edwards a/k/a Lucille Edwards Living Trust dated February 21, 2023, to 20 Pa.C.S. Section 7755c. M. Lucille Edwards died on December 9, 2023, late of Allegheny County, Pennsylvania. All persons indebted to said Trust are requested to make payment, and those having claims against the same are directed to make them known without delay to Roger S. Edwards, Trustee, c/o John A. D'Onofrio, Esq., D'Onofrio Law Office, P.C., 651 Holiday Drive, Suite 400, Pittsburgh, PA 15220, phone number (412) 928-2068.

24-00858 Mar 12, 19, 26, 2024

Trust Notice

The Samuel E. Lane Irrevocable Trust, dated September 5, 2018, having a situs of 48 Highbury Road, Cheswick, Harmor Township, Allegheny County, Pennsylvania 15024.

The Settlor, Samuel E. Lane, of the Samuel E. Lane Irrevocable Trust, dated September 5, 2018, hereby gives notice that the Trust is in the legal process of dissolving. All persons having claims against the Samuel E. Lane Irrevocable Trust, dated September 5, 2018, are requested to make same known to the Settlor or to the Attorney named below. All persons or entities indebted to the Samuel E. Lane Irrevocable Trust, dated September 5, 2018, are requested to make payment without delay to the Settlor or the Attorney named below.

Samuel E. Lane, Settlor
48 Highbury Road
Cheswick, Pennsylvania 15024
Attorney Michael J. Pater, Charlton Law, 101 East Diamond Street, Suite 202, Butler, PA 16001.

24-00774 Mar 5, 12, 19, 2024

Notice of Revocable Trust Pursuant to 20 Pa.C.S. § 7755(c)

Notice is hereby given of the administration of the Florence M. Kenny Living Trust dated June 26, 2009, amended and restated on January 4, 2017, amended and restated on December 21, 2022 and amended and restated on June 29, 2023. Florence M. Kenny, grantor of the trust, of the Township of Upper St. Clair, County of Allegheny, Commonwealth of Pennsylvania, died December 5, 2023. All persons having claims against Florence M. Kenny are requested to make known the same to the trustees or attorney named below. All persons indebted to Florence M. Kenny are requested to make payment without delay to the trustee or attorney named.

Ruth Kenny, Trustee
1400 S. Dunn Street
Bloomington, IN 47401
or to Matthew F. Schwartz, Esq., Schwartz Montoya Legal, LLC, Atty's. 2212 Murray Avenue, Pittsburgh, PA 15217.

24-00790 Mar 5, 12, 19, 2024

Trust Notice

Trust of: Hanna Family Revocable Living Trust dated 06/01/2010, Sylvia J. Hanna, deceased

Late of: West View, Allegheny County, Pennsylvania

All persons having claims against the same will present them for payment; duly authenticated; and those indebted hereto, will please make immediate payment to:

Sophia A. Hanna, 11 Robinhood Road, Pittsburgh, PA 15220

Or to:

James P. Shields, Esq., Elder Law Offices of Shields and Boris, 1150 Old Pond Road, Bridgeville, PA 15017

24-00619 Feb 27; Mar 5, 12, 2024

Trust Notice

Trust of: Sylvia J. Hanna Protector Trust dated 10/21/2021, Sylvia J. Hanna, deceased
Late of: West View, Allegheny County, Pennsylvania

All persons having claims against the same will present them for payment; duly authenticated; and those indebted hereto, will please make immediate payment to:

Sophia A. Hanna, 11 Robinhood Road, Pittsburgh, PA 15220

Or to:

James P. Shields, Esq., Elder Law Offices of Shields and Boris, 1150 Old Pond Road, Bridgeville, PA 15017

24-00620 Feb 27; Mar 5, 12, 2024

**Statement of Registration
Foreign Nonprofit Corporation**

Myron S. Steeves, Esq., PO Box 9044, Newport Beach, CA 92658. Notice is hereby given that Lincoln Media Foundation, a foreign nonprofit corporation, has applied for a Statement of Registration to do business in the Commonwealth of Pennsylvania under the provisions of Chapter 4 of the Association Transactions Act. The corporation is incorporated under the laws of the State/Country of California. The address of its principal office under the laws of said jurisdiction is 2525 Main St., Ste. 100, Irvine, CA 92614, and subject to section 109 (relating to name of commercial registered office provider in lieu of registered address), the address, including street and number, if any, of its proposed registered office in Pennsylvania is 9 Fairview Mnr., Pittsburgh, PA 15238.

24-00882 Mar 12, 2024

CIVIL DIVISION

Arbitration Awards

(Continued from Page 1, Column 2)

Hodder, et al vs Hoover; AR-23-005856; P-atty: Pro Se; D-atty: Pro Se; Award for Plaintiffs in the amount of \$3,000.00 and against Defendants. Dated 03/05/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40387

Cavalry SPV I, LLC vs Kiehl; AR-23-006293; P-atty: David J. Apothaker; D-atty: Brian J. Fenters; Award for Defendant Dated 03/06/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40388

Thomson Law Offices, LLC vs Lorentz, et al; AR-23-006294; P-atty: Jason M. Plakosh; D-atty: Pro Se; Award for Plaintiff and against Defendants in the amount of \$7,300.00. Award for Plaintiff and against Defendants on Defendants' counterclaim. Dated 03/06/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40389A

Cronin, et al vs Martin's Lawn Services; AR-23-006295; P-atty: Pro Se; Non Jury Verdict Dated 03/06/24, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$26,793.06 plus costs. Defendant not appearing. McGinley, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

Miele vs Hunter; GD-19-016049; P-atty: Marissa K. Kohl; D-atty: Miles A. Kirshner; Award for Plaintiff in the amount of \$17,500.00. Dated 03/06/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40388

Sigel vs Pridgen; LT-23-001312; P-atty: Matthew J. Morella; D-atty: Pro Se; Non Jury Verdict. In favor of Plaintiff and against Defendant in the amount of \$1909.00, plus costs.

Terrick, et al vs JMS Furniture PITT, Inc.; AR-23-002540; P-atty: Mark F. McKenna; D-atty: Elizabeth F. Collura; Award for Plaintiff against Defendant, in the amount of \$5,000.00. Dated 03/06/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40389

Citibank, N.A. vs Dowling; AR-23-006258; P-atty: Michael Robert Lipinski; Award Ex Parte in favor of Plaintiff Citibank and against Defendant

Dowling in the amount of \$2,281.65 plus any costs. Defendant Dowling failed to appear by 10:10 a.m. Dated 03/06/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40388

Bank of America, N.A. vs Villanueva; AR-23-006260; P-atty: Bryan J. Polas; Award Ex Parte in favor of Plaintiff and against Defendant in the amount of \$23,195.07. Defendant not appearing at 10:15 a.m. Dated 03/06/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40389

Troy Capital, LLC vs White; AR-23-006268; P-atty: Demetrios H. Tsarouhis; D-atty: Pro Se; Award for Plaintiff in the amount of \$2,571.00. Dated 03/06/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40388

Sri Management, Inc. vs Murray; LT-23-001549; P-atty: David M. Tkacik; D-atty: Pro Se; Non Jury Verdict Dated 03/07/24, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$5,803.31 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 5854 Forbes Ave., No. 15, Pittsburgh, PA 15217. The award of possession is not based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted, an any monies shall be released and applied to this Verdict. Wagner, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

2M Management Group, LLC vs Hohl; LT-23-001638; P-atty: Pro Se; D-atty: Kushal N. Dave; Award for Plaintiff on claim for possession based on end of lease term. Dated 03/07/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40391

Wetherington vs Humphries; LT-23-001656; P-atty: Maximilian F. Beier; D-atty: Pro Se; Award for Defendant/Plaintiff. Award for Defendant on Plaintiff's claim for possession. Award for Plaintiff on claim for damages in the amount of \$5,500.00 for rent (Includes all rent due through date of this hearing less any abatement for breach of Warranty of Habitability. See Sect. 4 regarding escrow funds). Abatement of \$300.00/month for November through March. Dated 03/07/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40392

NUHA Properties, LLC vs Alexander, et al; LT-23-001659; P-atty: Pro Se; D-atty: Pro Se; Non Jury Verdict Dated 03/07/24, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$4,900.00 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 2711 Brownsville Rd., Apt.9, Brentwood, PA 15237. The award of possession is based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted, an any monies shall be released and applied to this Verdict. Wagner, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

Matt Rental Management vs Semulka; LT-23-001675; P-atty: Pro Se; D-atty: Pro Se; Award for Plaintiff/ Defendant. Award for Plaintiff on claims: for possession based on end of lease term, for damages in the amount of \$3,000.00 for

rent (Includes all rent due through date of this hearing less any abatement for breach of Warranty of Habitability. See Sect. 4 regarding escrow funds). On Defendant's counterclaim: award for Defendant in the amount of \$730.00. Dated 03/07/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40391

A.R. Building Company vs Oliech, et al; LT-23-001697; P-atty: Brian P. Cavanaugh; D-atty: Pro Se; Award for Plaintiff on claims: for possession based on end of lease term, for damages in the amount of \$2,287.00-1,777.00 for rent (Includes all rent due through date of this hearing less any abatement for breach of Warranty of Habitability. See Sect. 4 regarding escrow funds) and \$510.00 attorney fees. Dated 03/07/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40391

Wholesale Properties, LLC vs Mix, et al; LT-23-001698; P-atty: Andrew M. Gross; D-atty: Christopher D. Penco; Award for Plaintiff on claims: for possession based on non-payment of rent and end of lease term, for damages in the amount of \$1,369.52 for rent (Includes all rent due through date of this hearing less any abatement for breach of Warranty of Habitability. See Sect. 4 regarding escrow funds). Dated 03/07/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40390

Churchview Garden Apartments vs Ormond; LT-23-001704; P-atty: Robyn B. Eisen; D-atty: Pro Se; Non Jury Verdict Dated 03/07/24, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$2,618.61 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 3783 Churchview Ave., Apt. B24, Pittsburgh, PA 15236. The award of possession is based solely on the failure to pay rent. Plaintiff's request to release escrow funds is Granted, an any monies shall be released and applied to this Verdict. Wagner, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

Soreca vs Peeples; LT-23-001705; P-atty: Maximilian F. Beier; D-atty: Pro Se; Award for Defendant/Plaintiff. Award in favor of the Defendant on Plaintiff's claim for possession. Award for Plaintiff on claim for damages in the amount of \$2,340.00 (Includes all rent due through date of this hearing less any abatement for breach of Warranty of Habitability. See Sect. 4 regarding escrow funds). As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Dated 03/07/24. Arbitration Board #40390

Smith vs Abdullah; LT-23-001707; P-atty: Pro Se; D-atty: Charles Roy Terwilliger; Award for Defendant on Plaintiff's claim for possession. Dated 03/07/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40392

Cedar Ridge Apartments, LP vs Howard; LT-23-001708; P-atty: Pro Se; D-atty: Pro Se; Non Jury Verdict Dated 03/07/24, a verdict is entered in favor of Plaintiff and against Defendant in the amount of \$4,650.82 plus costs. Defendant not appearing. It is further Ordered that possession is granted to the Plaintiff of the property located at: 250 Cedar Ridge Drive, No. 808, Monroeville, PA 15146. The award of possession is based solely on the failure to pay rent. Plaintiff's

request to release escrow funds is Granted, an any monies shall be released and applied to this Verdict. Wagner, J. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY.

U.S. Bank National Association vs Ostrander; AR-23-005276; P-atty: Matthew Edenhofner; D-atty: Brittany Weston; Award Ex Parte in favor of Plaintiff U.S. Bank NA and against Defendant Ostrander in the amount of \$11,118.35. Defendant Ostrander failed to appear at 10:10 a.m. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Dated 03/07/24. Arbitration Board #40390

Parkford Apartments vs Wilson-Drake; LT-23-001537; P-atty: Jeffery T. Olup; D-atty: Barbara Kern; Award for Plaintiff on claims: for possession based on non-payment of rent, and breach of lease condition, other than non-payment of rent, for damages in the amount of \$15,097.29 for rent (Includes all rent due through date of this hearing less any abatement for breach of Warranty of Habitability. See Sect. 4 regarding escrow funds). Dated 03/07/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40390

Discover Bank vs Lomax; AR-23-006307; P-atty: Andrew Loewy, Matthew Edenhofner; Award Ex Parte. Plaintiffs are awarded \$2,142.82. Defendant failed to appear at 10:06 a.m. Dated 03/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40393

Discover Bank vs Hunt; AR-23-006310; P-atty: Andrew Loewy, Matthew Edenhofner; Award for Plaintiff in the amount of \$6,065.63. Dated 03/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40393

Cavalry SPV I, LLC vs Mberwa; AR-23-006318; P-atty: David J. Apothaker; Award for Defendant and against Plaintiff. Dated 03/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40394

Isaac vs Cutler, et al; AR-23-006322; P-atty: Pro Se; Award for Defendants and against Plaintiff. Dated 03/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40394

Dempsey, et al vs Harpen Construction, LLC, et al; AR-23-006328; P-atty: Jennifer Elaine Burke; Award Ex Parte. Plaintiffs are awarded \$50,000.00. Defendant failed to appear at 10:04 a.m. Dated 03/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40394

State Farm Mutual Automobile Insurance Company vs Muslimyar; AR-23-006296; P-atty: Robert W. Allen; D-atty: Evan J. Lingafelt; Award for Defendant and against Plaintiff. Dated 03/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40393

Discover Bank vs Walker; AR-23-006301; P-atty: Matthew Edenhofner, Andrew Loewy; Award Ex Parte. Plaintiffs are awarded \$3,714.35. Defendant failed to appear at 10:06 a.m. Dated 03/08/24. As per Rule 236 Notice, copies sent to all parties MM/DD/YYYY. Arbitration Board #40393

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